



City of Canal Winchester

36 South High Street
Canal Winchester, Ohio 43110
Development Department
Phone (614) 837-7501 Fax (614) 837-0145

CERTIFICATE OF APPROPRIATENESS APPLICATION

rev. 09/24/2013

PROPERTY OWNER

Name Rodney STORTS
Address 48 E. WATERLOO ST
Daytime Phone 614 270 1785 Email

APPLICANT

Name SAME
Address
Daytime Phone Email

Address of Subject Property 48 E WATERLOO ST
Description of Proposed Changes/Modifications wood privacy gate to SCREEN CAMPER

Your Application Must Include the Following, as Applicable:

- Scaled drawings, Floor plans, Roofing samples, Sketches, Contractor's plans, Photographs, Material Samples, Paint chips

I certify that the information provided with this application is correct and accurate to the best of my ability.

Rod Storts
Property Owner's or Authorize Agent's Signature

Oct 6, 2017
Date

DO NOT WRITE BELOW THIS LINE

Date Received: 10/6/17
Date of Action:
Expiration Date:
Tracking Number: CA - 17-042

Historic District: Yes No
Preservation District: Yes No
Application No
Approved: Yes
Yes, with conditions



October 3, 2017

Rodney B Storts  
48 East Waterloo Street  
Canal Winchester, OH 43110

To Whom it may Concern:

This notice is to advise you that an inspection of your property located at 48 East Waterloo Street on October 3, 2017 indicates a violation of Section 1185.07 of the Codified Ordinances of the City of Canal Winchester, a copy of which is attached hereto, in the following respect:

- Parking a trailer, boat or recreational vehicle in a residential district without proper screening

You are hereby directed to correct the above mentioned violation within five (5) days.

When you have corrected the situation, or if you believe that you are not in violation, please contact the undersigned. If we do not hear from you, your property will be re-inspected in approximately five (5) days. If the violation has not been corrected at that time, or if you have not made arrangements for correction or an extension, you will receive a formal notice of violation including possible enforcement actions

Sincerely,

Andrew Moore  
Planning and Zoning Administrator

#### **1185.07 LIMITATIONS IN RESIDENTIAL DISTRICTS.**

The provision of parking space, either open or enclosed, for the parking or storage of vehicles in a residential zoning district or planned district for residential uses shall be subject to the following:

(a) **Commercial Vehicles.** Not more than one (1) truck limited to being a two axle, four tired pickup, panel or light truck and which has operating characteristics similar to those of a passenger car shall be allowed per one (1) dwelling unit. Trucks having dual tires on one (1) or more axles, or having more than two (2) axles, designed for the transportation of cargo and including tractor-trucks, trailers, and semi trailers, shall not be permitted on a lot or parked on a street or alley in a residential area.

(b) **Parking of Semi-Trailers, Travel Trailers, or other Trailer or Motor Home.** The parking of recreational equipment, including but not limited to travel trailers, motor homes, pickup campers, folding tent trailers, boats or boat trailers, and other similar recreational equipment, semi-trailers, travel trailers, or other trailers or motor homes shall not be permitted on any street within Canal Winchester, other than for the purpose of loading or unloading. Recreational equipment, including but not limited to travel trailers, motor homes, pickup campers, folding tent trailers, boats or boat trailers, and other similar recreational equipment, shall not be parked on property within the Municipality for a period of more than seventy two (72) hours not to exceed a total of twenty (20) days in any one calendar year. Such recreational equipment shall not be stored in any residential district unless located within an enclosed structure or, if stored outside, unless all of the following requirements are satisfied:

(1) Such recreational equipment shall be stored behind the building line and shall not be stored within a required side yard or within ten (10) feet of the rear property line.

(2) Not more than one (1) piece of recreational equipment shall be permitted to be stored outside on a parcel containing a single family or two family dwelling. All recreational vehicles must be registered and licensed (if applicable) to the resident of the property on which the items are parked or stored. For the purposes of this chapter, a boat stored on a boat trailer shall be deemed one (1) piece of recreational equipment. For multi-family uses, an area to accommodate no more than one (1) piece of recreational equipment for each fifteen (15) dwelling units shall be provided and meet the screening requirements herein.

(3) All recreational equipment stored outside shall be screened from view from all contiguous dwellings and public right of ways by suitable screening. Screening shall consist of walls, fences, natural vegetation or any combination thereof acceptable to the Planning and Zoning Administrator and with an opacity of no less than seventy five (75) percent. Screening shall meet the requirements of Section 1181.07. Landscaping provided in lieu of such wall or fence shall consist of dense evergreen bushes. All landscaping material shall be maintained in proper and healthful condition. Property owners shall maintain landscaped areas for a proper, neat, and orderly appearance and free from refuse and debris.

(4) Recreational equipment shall not be occupied or used for living, sleeping, housekeeping, storage or business purposes.

